



Simulations

Photos

All Graphics (no plans)

Color Boards

Color Drawdowns

Exterior Building Color

Material Samples

MUSEUM SQUARE
PRELIMINARY GRADING AND DRAINAGE PLAN
E 2ND STREET & N MARSHALL WAY SCOTTSDALE, AZ 85251

DEVELOPER

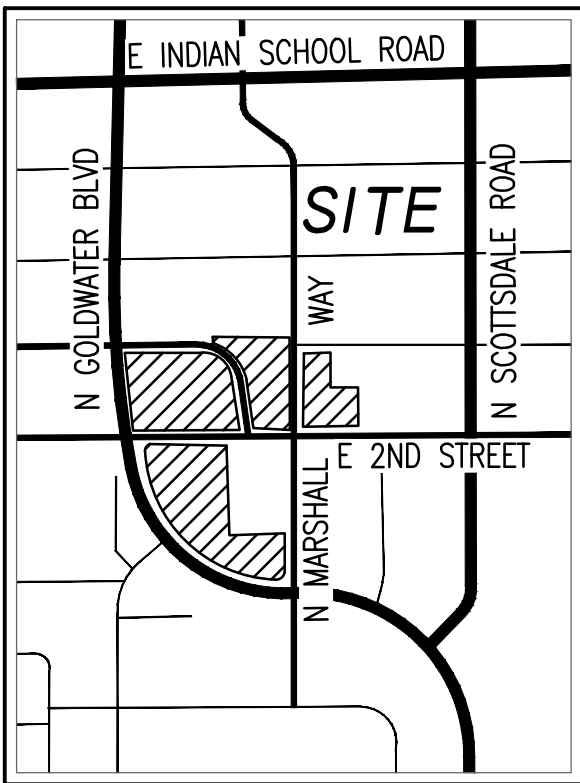
MACDONALD DEVELOPMENT
3225 N. CENTRAL AVENUE
PHOENIX, ARIZONA 85012
PHONE:
ATTN:

ARCHITECT

SWABACK
7550 E. McDONALD DRIVE
SCOTTSDALE, ARIZONA 85260
PHONE: 480-367-2100
ATTN: CHRIS MCKIBBEN

ENGINEER

SUSTAINABILITY ENGINEERING GROUP
8280 E. GELDING DR. SUITE #101
SCOTTSDALE, ARIZONA 85260
PHONE: 480-588-7226
ATTN: ALI FAKIH



VICINITY MAP
SCALE: NTS

BENCHMARK

BENCHMARK IS A CITY OF SCOTTSDALE BRASS CAP IN HANDHOLE LOCATED AT THE INTERSECTION OF SCOTTSDALE ROAD AND INDIAN SCHOOL ROAD BEING THE NORTHEAST CORNER OR SECTION 27, TOWNSHIP 2 NORTH, RANGE 4 EAST.

ELEVATION = 1260.366' NAVD 88

BASIS OF BEARING

THE BASIS OF BEARING AND ALL MONUMENTATION SHOWN HEREON IS BASED ON THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 4 EAST, USING A BEARING OF NORTH 00°09'25" WEST AS SHOWN ON THE MINOR LAND DIVISION PLAT RECORDED IN BOOK 1288, PAGE 43, MARICOPA COUNTY RECORDS.

LEGAL DESCRIPTION

A PORTION OF CENTER PARCEL 17, A PORTION OF WALKWAY SOUTH PARCEL 16, A PORTION OF TRANSIT PARCEL 14 AND COURTYARD PARCEL 35, SHARED DRIVEWAY NORTH PARCEL 30, LOFT PARCEL 25, SHARED DRIVEWAY SOUTH PARCEL 32, SHARED DRIVEWAY CORE NORTH PARCEL 33 AND SHARED DRIVEWAY CORE SOUTH PARCEL 34 AS SHOWN ON THE FINAL PLAT OF LOLOMA RECORDED IN BOOK 597, PAGE 6, MARICOPA COUNTY RECORDS AND THE RE-PLAT OF LOLOMA RECORDED IN BOOK 823, PAGE 22, MARICOPA COUNTY RECORDS, A PORTION OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

KEY NOTES

- 1 MATCH EXISTING GRADE
- 2 NEW 6" CURB AND GUTTER
- 3 REMOVE EXISTING CURB AND REPLACE 2' WIDE VALLEY GUTTER
- 4 NEW 5' WIDE SIDEWALK
- 5 REMOVE EXISTING SIDEWALK
- 6 CATCH BASIN
- 7 24" DIA. HDPE STORM PIPE
- 8 REMOVE EXISTING CATCH BASIN AND CONSTRUCT NEW CATCH BASIN
- 9 CONSTRUCT CURB OPENING
- 10 10' DIA. CMP

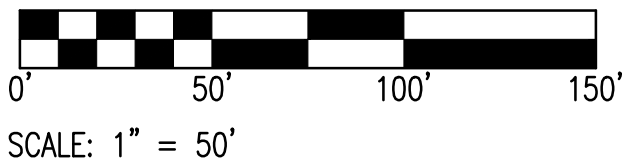
CenturyLink Markups
Wire Center : SCDLAZMA

PROPOSED LEGEND

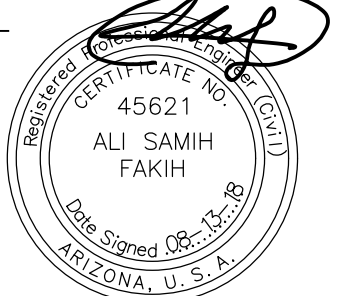
- TC TOP OF CURB ELEVATION
G GUTTER ELEVATION
CURB & GUTTER
PUBLIC UTILITY EASEMENT (P.U.E.)
STORM PIPE
STORMCEPTOR
FLOW ARROWS
FG FINISHED GRADE
FL FLOW LINE
IE INVERT ELEVATION

EXISTING LEGEND

- SPOT ELEVATION
FIRE HYDRANT
CENTER LINE
PROPERTY LINE



SEAL



EXPIRES 12-31-18
PREPARED UNDER THE DIRECT SUPERVISION OF ALI FAKIH, P.E. 45621 FOR AND ON BEHALF OF SUSTAINABILITY ENGINEERING GROUP, LLC.

8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL: 480.888.7226

SEG



MACDONALD
DEVELOPMENT CORPORATION

PROJECT
MUSEUM SQUARE

LOCATION
E. 2ND STREET & N. MARSHALL WAY
SCOTTSDALE, AZ 85251

DRAWN: HARMOUCHE
DESIGNED: HARMOUCHE
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 08/13/2018

ISSUED FOR: REZONING

REVISION NO.: DATE:

JOB NO.: 180109

SHEET TITLE:

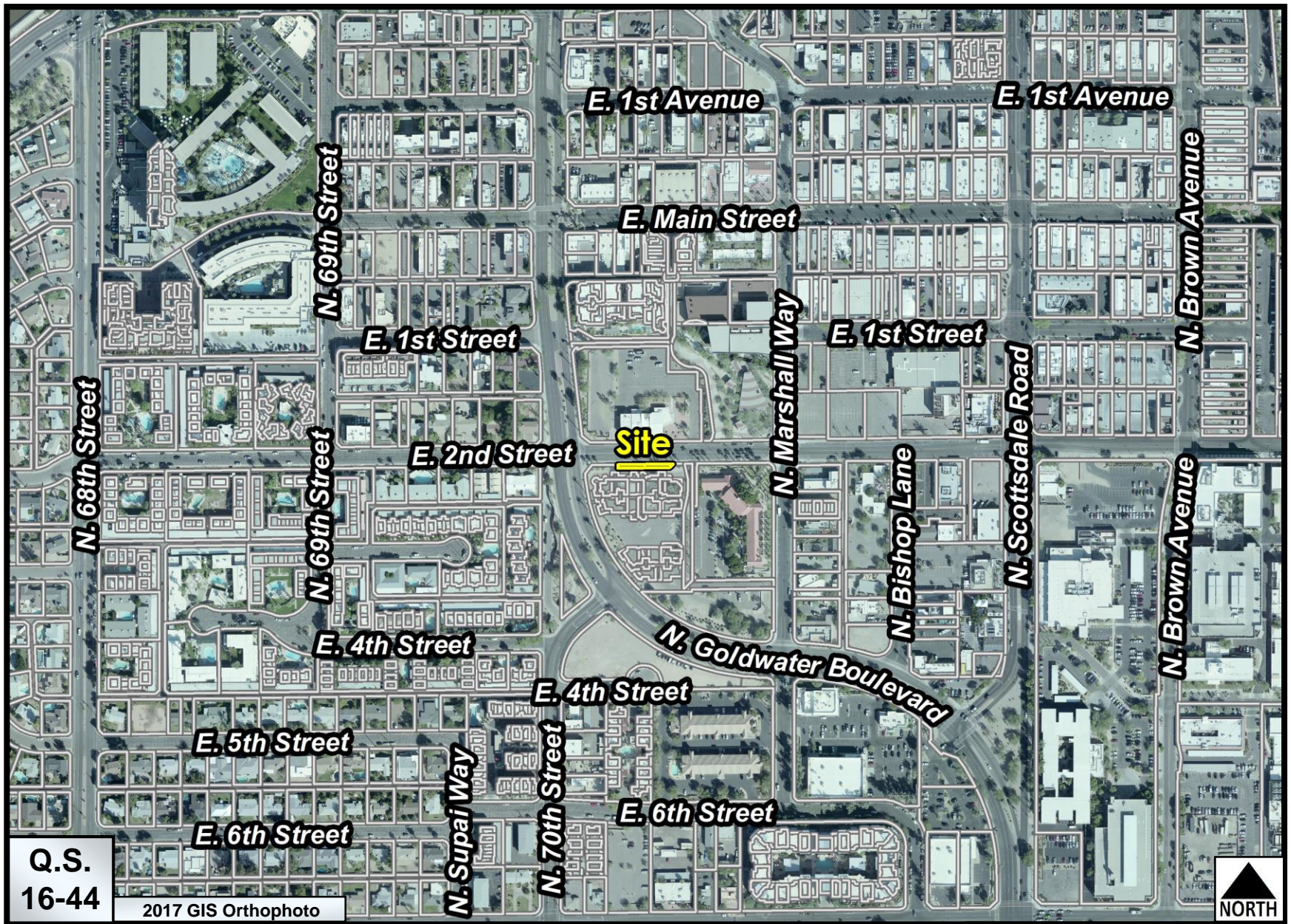
PRELIMINARY
GRADING AND DRAINAGE PLAN

SHEET NO.: C3.00



NOTE TO CONTRACTORS:
THIS SET OF DRAWINGS AND DOCUMENTS IS INTENDED AS A SET OF GUIDELINES FOR THE PROJECT AND ARE NOT TO BE USED IN CONJUNCTION WITH A SET OF CONSTRUCTION SPECIFICATIONS TO BE SUPPLIED BY OWNER. THEY MUST BE READ TO INCORPORATE ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES INCLUDING FEDERAL A.I.A. REQUIREMENTS. THIS SET ASSUMES THAT THERE ARE NO UNUSUAL SOIL CONDITIONS OR WIND LOADS. THE FAILURE OF THIS CONTRACTOR TO REQUIRE SIGNIFICANT CHANGES TO THESE DOCUMENTS IS THE RESPONSIBILITY OF THE CONTRACTOR. CONTRACTOR TO COMPLY WITH ALL APPLICABLE CODES AND TO INFORM THE ARCHITECT/ENGINEER OF ANY QUESTIONS OR DISCREPANCIES. CONTRACTORS SHALL ALSO VISIT THE SITE BEFORE BIDDING. CONTRACTORS ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND APPLICABLE CODES.

THIS DRAWING IS AN INSTRUMENT OF SERVICE AND THE PROPERTY OF SUSTAINABILITY ENGINEERING GROUP, AND SHALL REMAIN THEIR PROPERTY. THE USE OF THIS DRAWING SHALL BE RESTRICTED TO THE ORIGINAL SITE FOR WHICH IT IS PREPARED AND PUBLICATION THEREOF IS EXPRESSLY LIMITED TO SUCH USE.



Q.S.
16-44

2017 GIS Orthophoto



Museum Square

1-AB-2019

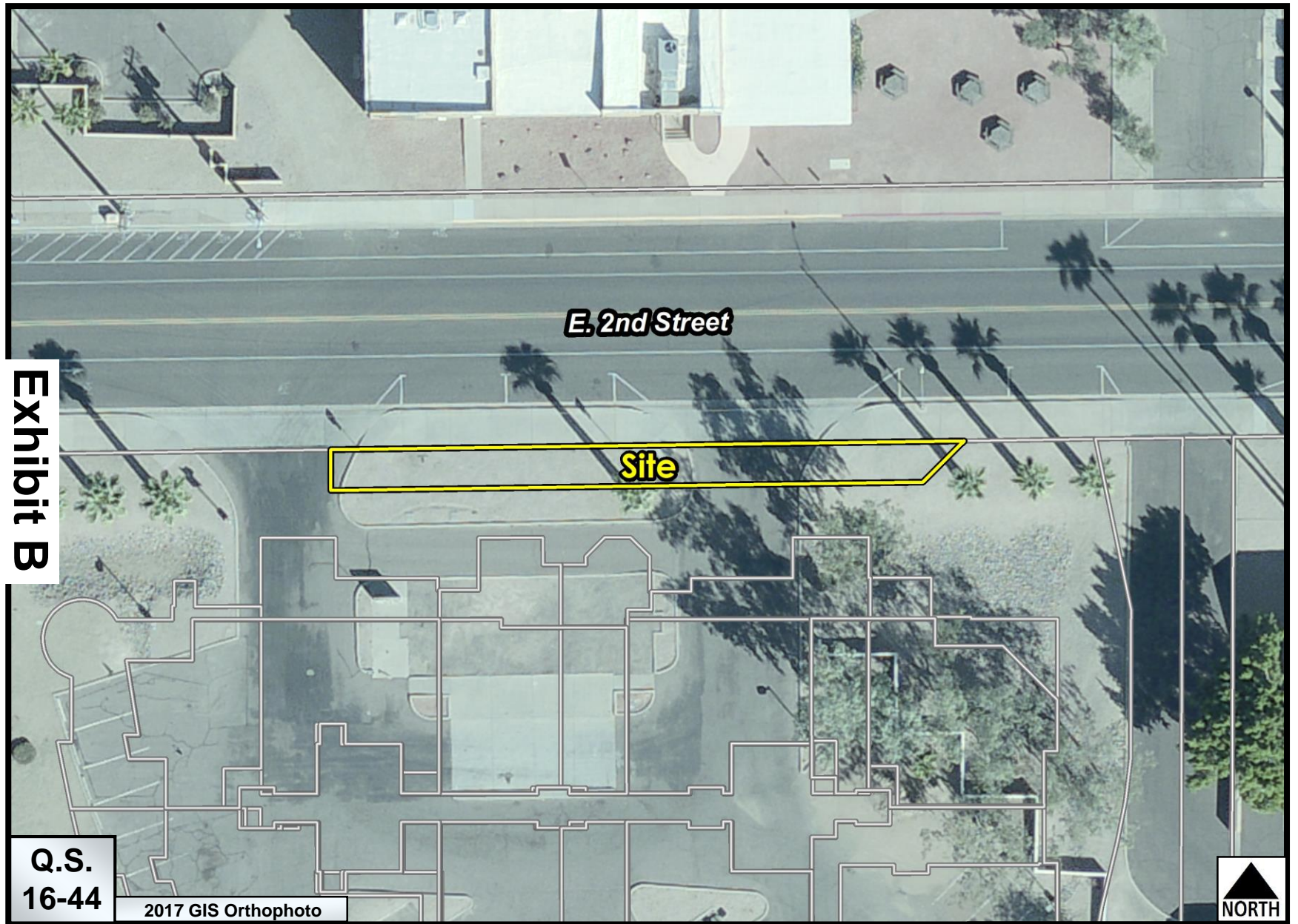


Exhibit B

E. 2nd Street

Site

**Q.S.
16-44**

2017 GIS Orthophoto



Museum Square

Exhibit B

1-AB-2019

LOLOMA
BOOK 597, PAGE 06, MCR

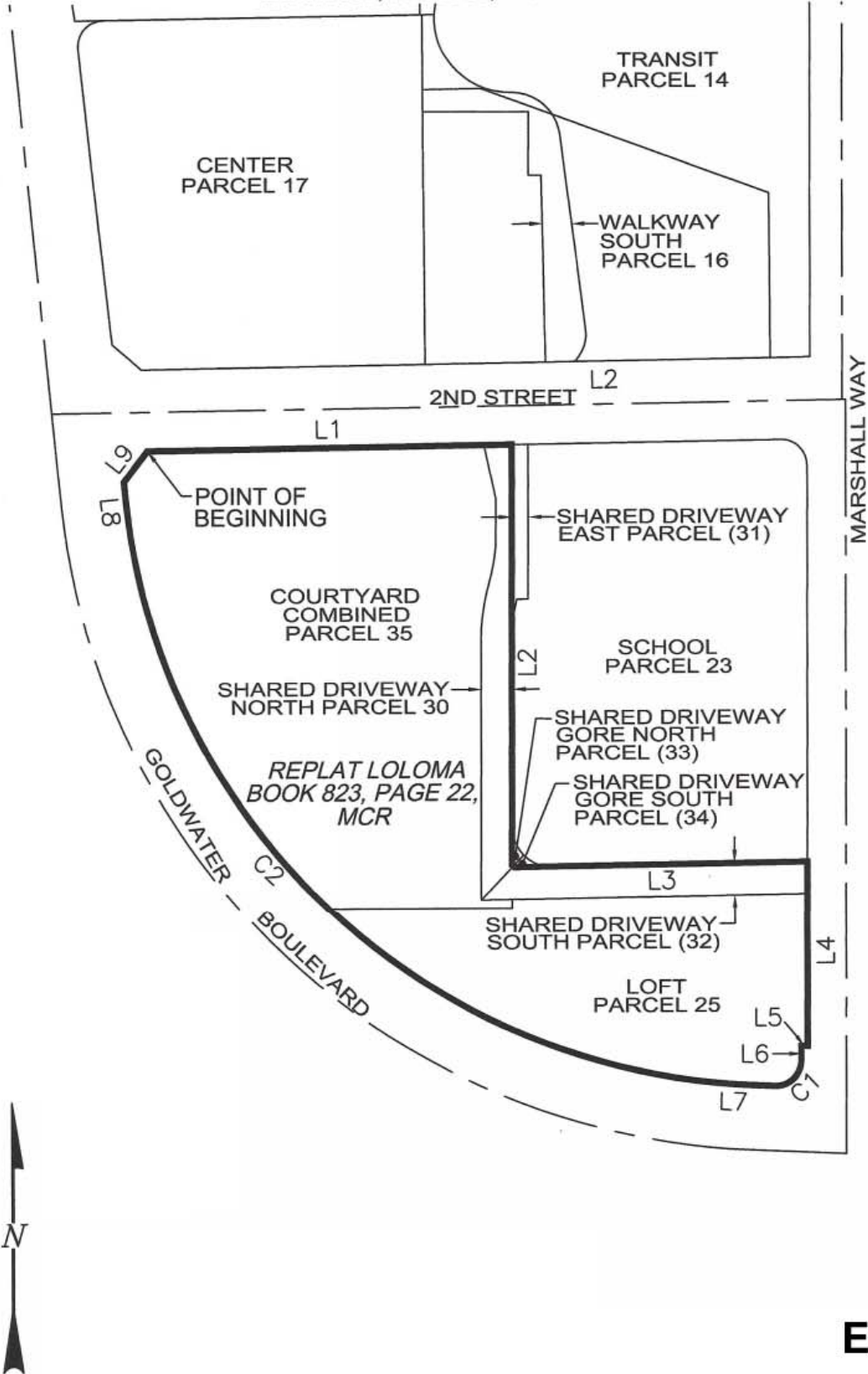


Exhibit C

1-AB-2019

SHEET NO. 1 OF 1